

**COUNTRY ROADS.**—The roads are fine for the summer months. The place was known to the traders on the York River trail, now a delightful country drive. Cawley's house, etc. Shade trees in front.

**GREEN MOUNTAINS.—MANSFIELD GREENE BROADEN.—STILLMAN CHURCHILL.**—The place was known to the traders on the York River trail, now a delightful country drive. Cawley's house, etc. Shade trees in front.

**H**otel and Good Food is one of the largest, signifi-  
cantly furnished throughout, and unsurpassed in all its arrangements as  
convenience as a **FIRST-CLASS HOTEL**. The rooms are  
also large and airy, commanding fine views. Proprietors to reader it  
pleasant temporary home for the traveler. Located in one

the finest inland cities of the State, and as enjoying as healthy location as any in the world, with as beautiful a country as surrounding it, will also possess peculiar claims as a SUMMER RESORT. Trusty Porters always in attendance on the cars, free of train, and passengers receive a kind from the local Free Charge.

PIERCE & BINGHAM, Promoters.  
J. M. PIERCE,  
Rockford, Illinois, May, 1886.  
J. M. BINGHAM.

**PERMANENT BOARD WANTED**—In the COUNTRY, within 30 miles of the city, or with a quiet family in BROOKLYN, for a Gentleman, Wife, and one Child. Good rooms, airy location and moderate terms required. Address

**Board and Rooms.**

**A** FEW desirable ROOMS, with full or partial BOARD, can now be had in the modern-built brown stone Houses, Nos. 102 and 104 East 14th-st., opposite the Academy of Music.

**B** OARD—Wanted to engage a ROOM having Gas and Croton Water, to accommodate two Gentlemen without a fire, and without parties.

**BOARDING**—At No. 110 Bleecker st., between Greene and Wooster, on the European plan. Handsomely furnished APARTMENTS suitable for families, and single ROOMS for gentlemen. Meals served at all hours. Boarding and Lodging will be charged together or separately, at moderate prices. Handsome accommodations for transient as well as permanent Boarders.

**Houses to Let.**

**HOUSE to RENT.**—An excellent three-story HOUSE in 22d-st., near 6th av., three rooms deep, gas, bath, &c. First rate neighborhood. Rent moderate. Inquire of C. A. DANA, No. 30 Clifton-place, or at the Tribune Office.

**STEAM POWER to LET.**—A Brick two-story BUILDING, 100 feet by 50 at Fifth-street, N. B. Apply to J. B. HARRIS, 100 Nassau-st., I. O. R. O. S. S. Building.

**STEAM POWER.**—Several well-lighted ROOMS to LET with Steam Power, Nos. 2, 3 and 31 Gold St. **R. HEND & Co.**

**TO LET with STEAM POWER at No. 1**  
Van derwater st., a very large ROOM upon the first floor  
with any amount of power. **C. A. ALVORD.**

**TO LET—The HOUSE No. 157 West 35th-st.**  
between 7th and 8th-ave., from now till next May; rent  
very low. Inquire of Mr. DE WITT, No. 143 in the east

**Real Estate for Sale.**

**A T PRIVATE SALE**—Four lots of **GROUNDS** on the north-east corner of 5th-av. and 84th st. Also, on LOT on south-east corner of 8th-av. and 84th st. Also, three LOTS on the north side of 79th st., between 3d and 4th-av. Also, eleven LOTS on north-east corner of 4th-av. and 12th st. For terms and full particulars, apply to  
**BAKER & WEEKS**, Auctioneers, No. 6 Pine-st.

**ELEGANT RESIDENCE AT POUGHKEEP**  
**FOR SALE.**—The Lot is 1.20 by 290, and fronts on  
 Locust street, P. O. It is in the most desirable part of the city,  
 with all the convenience of the country, and yet within a few min-  
 utes' walk of the business part of the city. The House of brick  
 and stuccoed, is 43 by 36, with a wing 20 feet square; Bay window  
 on one side, and a broad veranda front and rear. The exterior  
 tasteful and beautiful, and the interior admirably arranged for  
 comfort. It is heated by a furnace; marble mantels and grate  
 throughout; hot and cold water, &c., in the second story; and  
 one of the most elegant residences in this beautiful place.  
 Large collection of decorative and useful articles, and a fine  
 assortment of choice and select varieties of fruit trees for

**FARM LANDS FOR SALE.**—The ILLINOIS CENTRAL RAILROAD COMPANY is now prepared to sell over

TWO MILLION OF ACRES  
of  
**FARMING LANDS,**  
IN TRACTS OF FORTY ACRES AND UPWARD,  
On  
**LONG CREDITS**

### LOW RATES OF INTEREST

Three lands were sold by the Government to aid in the construction of the Railroad, which includes some of the richest and most fertile Prairies in the State, interspersed here and there with magnificent groves of oak and other timber. The line extends from Chicago on the north east to Cairo at the south, and from thence to Galena and Danville, in the north west extreme of the State; and as all the lands lie within fifty miles on each side of this Road, ready and cheap transportation is afforded by the route, and from thence to Eastern and Southern markets. Moreover, the rapid growth of flourishing towns alongside along the line, and the great increase in population by

The soil is a dark, rich mold, from one to five feet in depth, gently rolling, and regularly fitted for grazing Cattle and Sheep, or for cultivation of Wheat, and Grain Crops. Economy in cultivating and great productiveness are the well known characteristics of Illinois land. Trees are not required to be cut down, stumps grubbed, or stumps picked off, as is generally the case in cultivated, low land in the other States. The first crop of Indian Corn, planted on the newly broken and easily tamed soil, cost of plowing and sowing.

Wheat sown on the newly-turned soil is sure to yield very large crops. A man with a plow and two yoke of oxen will

By individual management the land may be improved and fenced the first, and under a high state of cultivation the second year.

Corn, Grain, Cattle, &c., will be forwarded a reasonable rate to Chicago for the Eastern market and to Cairo for the Southern. The larger yield on the cheap lands of Illinois raises the high-priced land in the Eastern and Middle States is known to be much less than the rate of freight to pay the difference of transportation to the Eastern market.

Bituminous Coal is mined at several points along the Road and is a cheap, and desirable fuel. It can be delivered at several points along the Road at \$1.50 to \$1 per ton. Wood can be

Then who think of settling in Iowa or Minnesota, should bear in mind that land there is of any value, along the water courses and for many miles inland, is now being disposed of, that for the land loaded with timber, and that there are no conveniences for transport and produce to market, railroads not having been introduced there; that to send the produce of these lands one or two hundred miles by wagon to market would cost much more than the expense of cultivating them, and hence Government lands thus situated, at \$1.25 per acre, are not so good investments as the land of this Company at the prices fixed.

Some remarks told great relation to the lands in Kansas and Nebraska, for although good lands may be found there

The great fertility of the lands now offered for sale by this Company and their consequent yield over those of the Eastern and Middle States, is much more than sufficient to pay the difference between the cost of the land and the value of the produce. Thus, in the case of the Eastern and Middle States, the crops are interrupted by winter, which is a season, the operations of which are not interrupted by the flow of water of Summer or the frost of Winter.

**PRICE AND TERMS OF PAYMENT.**  
The price will vary from \$3 to \$25, according to location, quality, &c. Contracts for deeds may be made during the year 1956, at putting the purchase money to be paid in five annual installments—the first to become due in two years from the date of contract, and the others annually thereafter. The last payment will become due at the end of the sixth year from the date of the contract.  
INTEREST WILL BE CHARGED AT ONLY THREE PER CENT PER ANNUM.  
As a security to the performance of the contract, the first two years' interest must be paid in advance, and it must be understood that at least one-tenth of the land purchased shall yearly

per brought out and illuminated. Larger amounts, at six percent per annum, may be made by any special application. Twenty percent for the first year and the price will be reduced to cash. The company's construction bonds will be received as cash. Companies interested in Farm Buildings, which can be set up in a few days, can be obtained from responsible persons.

They will be 12 feet by 20 feet, divided into one living and three bedrooms, and will cost complete, set up on ground chosen anywhere along the road, \$150 in cash, exclusive of transportation. Larger buildings may be contracted for at proportionate rates. The Company will forward all the materials for each building as over their road promptly.

Special arrangements with dealers can be made to supply

It is believed that the price, long credit, and low rate of interest charged for these loans will enable a man with a few hundred dollars in cash to enter the ordinary industry to make himself independent before all the purchase money becomes due. In the mean time, the rapid settlement of the country will probably have increased their value four or five fold. When required, an experienced person will accompany applicants to give information and advice.

the cost of fencing, price of cattle, expense of harvesting,  
thrashing, etc., by contract or any other information will be  
carefully given, on application, either personally or by letter,  
in English, French, or German, addressed to JOHN WILSON,  
Land Commissioner of the Illinois Central Railroad Co.,  
No 55 Michigan-st., Chicago, Ill.